



CITY OF MORGAN HILL

**MORGAN HILL REDEVELOPMENT AGENCY
CITY COUNCIL**

COUNCIL CHAMBERS

17555 PEAK AVENUE MORGAN HILL CALIFORNIA 95037

REDEVELOPMENT AGENCY

Dennis Kennedy, Chair
Larry Carr, Vice-Chair
Hedy L. Chang, Agency Member
Steve Tate, Agency Member
Greg Sellers, Agency Member

CITY COUNCIL

Dennis Kennedy, Mayor
Greg Sellers, Mayor Pro Tempore
Hedy L. Chang, Council Member
Steve Tate, , Council Member
Greg Sellers, Council Member

WEDNESDAY, JANUARY 24, 2001

JOINT AGENDA

**REDEVELOPMENT AGENCY REGULAR MEETING
&
CITY COUNCIL SPECIAL MEETING**

7:00 P.M.

CALL TO ORDER

(Chairperson/Mayor Kennedy)

ROLL CALL ATTENDANCE

(Agency Secretary/City Clerk Torrez)

DECLARATION OF POSTING OF AGENDA

Per Government Code 54954.2

(Agency Secretary/City Clerk Torrez)

SILENT INVOCATION

PLEDGE OF ALLEGIANCE

NOW IS THE TIME FOR COMMENTS FROM THE PUBLIC REGARDING ITEMS NOT ON THIS AGENDA.

(See notice attached to the end of this agenda.)

**PUBLIC COMMENTS ON ITEMS APPEARING ON THIS AGENDA WILL BE TAKEN AT THE
TIME THE ITEM IS ADDRESSED BY THE COUNCIL. PLEASE COMPLETE A SPEAKER
CARD AND PRESENT IT TO THE CITY CLERK.**

(See notice attached to the end of this agenda.)

**PLEASE SUBMIT WRITTEN CORRESPONDENCE TO THE AGENCY SECRETARY/CITY CLERK. THE
AGENCY SECRETARY/CITY CLERK WILL FORWARD CORRESPONDENCE TO THE REDEVELOPMENT
AGENCY/CITY COUNCIL.**

Redevelopment Agency

CONSENT CALENDAR: The Consent Calendar, Agenda Items #1 through #2 may be acted upon with one motion, a second and the vote. The Consent Calendar items are of a routine or generally uncontested nature and may be acted upon with one motion. Pursuant to Section 5.1 of the City Council Rules of Conduct, any member of the Council or public may request to have an item pulled from the Consent Calendar to be acted upon individually.

Time Estimate		Page
Consent Calendar: 1 - 10 Minutes		
1.	<u>DECEMBER 2000 FINANCE AND INVESTMENT REPORT</u> <u>Recommended Action(s):</u> <u>Accept and file</u> report.	1
2.	<u>ANNUAL STATE REDEVELOPMENT REPORTS</u> <u>Recommended Action(s):</u> <u>File</u> the 1999/2000 Redevelopment Agency's Annual Report of Financial Transactions, Housing Annual Report of Housing Activity, and Property Report.	11

City Council Action

CONSENT CALENDAR: The Consent Calendar, Agenda Items #3 through #4 may be acted upon with one motion, a second and the vote. The Consent Calendar items are of a routine or generally uncontested nature and may be acted upon with one motion. Pursuant to Section 5.1 of the City Council Rules of Conduct, any member of the Council or public may request to have an item pulled from the Consent Calendar to be acted upon individually.

Time Estimate		Page
Consent Calendar: 1 - 10 Minutes		
3.	<u>AGREEMENT WITH THE STROMBOTNE LAW FIRM</u> <u>Recommended Action(s):</u> <u>Authorize</u> the City Manager to Execute an Amended Consultant Agreement with the Strombotne Law Firm.	73

4. **APPLICATION FOR JOBS/HOUSING BALANCE IMPROVEMENT PROGRAM PLANNING GRANT** 75
Recommended Action(s): **Adopt** Resolution No. 5451 –
1. Authorizing the City Manager to Submit an Application for a Jobs/Housing Improvement Program (JHIP) Economic Planning Grant in the Amount of \$94,090;
 2. Authorizing the City Manager to Appropriate \$9,410 as the Required Grant Match; and
 3. Authorizing the City Manager to Negotiate and Execute Grant Documents.

OTHER BUSINESS:

- | | Time
Estimate | | Page |
|----|------------------|--|------|
| 5. | 60 minutes | <u>REPORT FROM BLUE RIBBON TASK FORCE ON COMMUNITY HEALTHCARE</u>
<u>Recommended Action(s):</u> | 79 |
| | | <ol style="list-style-type: none"> 1. <u>Accept</u> the Blue Ribbon Task Force's (BRTF) Report on Community Healthcare in Morgan Hill. 2. <u>Direct</u> Staff to Disseminate and Circulate the Report for Public Review and Comment, 3. <u>Direct</u> Staff to Evaluate and Report on the Implementation of the BRTF Recommendations, 4. <u>Authorize</u> the Formation of a Non-profit Foundation, 5. <u>Consider</u> the Request from the BRTF to Extend the BRTF until Receipt of the IRS Determination Letter of Non-profit Status for the Foundation, and 6. <u>Agendize</u> the Balance of the BRTF Report for Consideration at the City Council Meeting on February 21, 2001. | |

CLOSED SESSION:

- | | Time
Estimate | | |
|--|------------------|--|--|
| | 10 minutes | <u>1.</u>
<u>CONFERENCE WITH LEGAL COUNSEL - POTENTIAL LITIGATION</u>
Legal Authority: Government Code 54956.8 & 54956.9© (1 potential case)
Real Property(ies) involved: APN 728-31-007 & 008; 25.50 acres located on the southwesterly side of Road (St. Louise Hospital property)
City Negotiators: Agency Members; Executive Director; Agency Counsel; and F. Gale Conner, special counsel
Closed Session Topic: Potential Litigation | |

2.

CONFERENCE WITH LEGAL COUNSEL: EXISTING LITIGATION

(Subdivision (a) of Section 54956.9)

Name of Case: City of San Jose v. Morgan Hill Unified School District,
City of Morgan Hill, and South San Jose Interests;
Santa Clara County Superior Court,
CV 794073

3.

**CONFERENCE WITH LEGAL COUNSEL - POTENTIAL LITIGATION & CONFERENCE
WITH REAL PROPERTY NEGOTIATOR**

Legal Authority: Government Code 54956.8 & 54946.9(c)
Property: APN 779-05-010 & 010; 13865 Monterey Road (46.96
acres)
Negotiating Parties:
For City/Agency: City Manager/Executive Director; Public Works
Director, Director of Business Assistance & Housing
Services; City Attorney/Agency Counsel; Special
Counsel
For Property Owners: WilliamSing and Young Kay Mock; The GFI Company

OPPORTUNITY FOR PUBLIC COMMENT

ADJOURN TO CLOSED SESSION:

RECONVENE:

CLOSED SESSION ANNOUNCEMENT:

FUTURE AGENCY-INITIATED AGENDA ITEMS:

This is an Opportunity for Members of the Redevelopment Agency to Request Items for Future Agendas.
Note: in accordance with Government Code Section 54954.2(a), there shall be no discussion, debate
and/or action taken on any request other than providing direction to staff to place the matter of
business on a future agenda.

ADJOURNMENT